



Book 2022 Page 1121

Document 2022 1121 Type 05 001 Pages 4

Date 4/07/2022 Time 10:09:07AM

Rec Amt \$22.00

Daneen Schindler, RECORDER/REGISTRAR
DELAWARE COUNTY IOWA

This instrument was prepared by &

Return to:

WFO Heartland Bank and Trust Company
405 N Hershey Rd, P.O. Box 67
Bloomington, IL 61702-0067
Phone# 309-662-4444
Name: Sarah A Frazier

ASSIGNMENT OF MORTGAGE AND NOTE

For value received and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration the receipt of which is hereby acknowledged, the **NXT Bank**, a State Bank, of 59 4th Street North, Central City, IA 52214 (the "Assignor") assigns, sells, grants, transfers, and conveys to **HEARTLAND BANK AND TRUST COMPANY**, an Illinois state bank, whose address is 401 N. Hershey Road, Bloomington, Illinois, 61702-0067, (the "Assignee"), for and, the following described Mortgage and Note:

Date of Mortgage:	November 19, 2012
Executed by Mortgagor(s):	Brian J Ondler, single man
Mortgagee:	NXT Bank
Filed of Record:	Document No. 2013 110, Book: 2013, Page: 110 in the office of the Recorder of Deeds Delaware County, Iowa, on January 7, 2013
Real Property:	As described in the Mortgage and on Exhibit "A" attached hereto.

As described in the Mortgage and on Exhibit "A" attached here to.

PIN:

Note:

A certain Promissory Note dated November 19, 2012 (Loan No. 11075) in the amount of \$101,000.00 as described in the Mortgage

together with the note(s) and obligation(s) described or referred to in the Mortgage, the money due and to become due thereon, with interest, and all rights accrued or to accrue under the Mortgage.

To have and to hold the same unto Assignee, its successors and assigns, forever, subject only to the terms and conditions of the Mortgage. Further, the Assignor irrevocably appoints the Assignee as the Assignor's true and lawful attorney in law or in equity. The Assignee has the right and authority, in the Assignor's name, place, and stead to take all lawful means to recover money and interest due on the indebtedness assigned, and in case of complete payment of the indebtedness, to fully discharge the obligation.

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Mortgage at Bloomington, Illinois on this 4 day of April, 2022.

NXT Bank, as Assignor

By: 
Kevin Swanson, Vice President

This Instrument Prepared By:
Heartland Bank and Trust Company
405 N Hershey Road
Bloomington, IL 61704

ACKNOWLEDGEMENT

STATE OF ILLINOIS)

) SS

COUNTY OF McLEAN)

I, a Notary Public, in and for the County in the State aforesaid, DO HEREBY CERTIFY, that Kevin Swanson, Vice President of NXT Bank, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such officer they signed and delivered the instrument of writing as an officer of the bank, pursuant to authority given by the Board of Directors of the Bank as their free and voluntary act, and as the free and voluntary act of the Bank for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 4 day of April, 2022.



Amanda Jo Owens
Notary Public

EXHIBIT A:

THAT PART OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION THIRTY-THREE (33), TOWNSHIP EIGHTY-SEVEN (87) NORTH, RANGE SIX (6), WEST OF THE 5TH P.M., DESCRIBED AS COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) AND RUNNING THENCE NORTH 0° 11' EAST 396.0 FEET, THENCE EAST 165.0 FEET, THENCE SOUTH 0° 11' WEST 396.0 FEET, THENCE WEST 165.0 FEET ALONG THE SOUTH LINE OF THE SOUTHEAST QUARTER (SE 1/4) OF THE SOUTHWEST QUARTER (SW 1/4) TO THE POINT OF BEGINNING.

which currently has the address of 1227 Linn Delaware Rd, Coggon,

Iowa 52218 ("Property Address");
[Zip Code]

[Street] [City]

PIN: 000320330000900